THIS INSTRUMENT PREPARED BY:
SHELTON HATCHER, ATTORNEY
311 EAST MAIN STREET
HENDERSONVILLE, TENNESSEE 37075
TN SUPREME COURT NO. 2657

Mail

OUR FILE NUMBER: R-1956

MAP/GROUP/PARCEL
61-14-1

NEW OWNER'S ADDRESS:
3822 Hutson Avenue
Nashville, Tennessee 37216

5468 07/15 0101 03CHECK 326.46

SEND TAX BILLS TO:
First Investment Company
P.O. Box 749
Columbus, Ohio 43216

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid, the receipt of which his hereby acknowledged, we, Jimmie L. Phillips and wife, Lorraine A. Phillips, hereinafter called Grantors, do hereby transfer and convey unto Jennifer J. Neuru, her heirs and assigns, hereinafter called Grantee, property described as follows:

BEING Lot No. 240 of Maplewood Heights Second Addition, a plat of which is of record in Plat Book 547, Pages 103 and 104, Register's Office for said Davidson County, to which plat reference is hereby made for further description of said property.

BEING the same property conveyed to grantors herein by Deed of record in Book 6663, Page 78, Register's Office for said county.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantee. Grantors covenant with grantee that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered except for the Deed of Trust hereinafter mentioned and except for current taxes, and encumbrances of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantee, her heirs, successors, and assigns against the lawful claims of all persons whatsoever.

27510

IDENTIF. TREFERENCE

JUL 15 8 44 AM '92

FELD... DAVIDSON COUNTY TN.

ASSUMPTION CLAUSE

As part of the purchase price of the above described premises, the grantee hereby expressly assumes and agrees to pay an existing mortgage evidenced by a Deed of Trust of Record in Book 6663, Page 81, Register's Office for Davidson County, Tennessee, in the original amount of $50,602.00, the same being payable to First Investment Company.

GRANTEE executes this Deed as evidence of her assuming and promising to pay the debt hereinabove described.

Jimmie L. Phillips

Jimmie L. Phillips

Lorraine A. Phillips

Lorraine A. Phillips

Jennifer J. Neuru

Jennifer J. Neuru

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, Jimmie L. Phillips and wife Lorraine A. Phillips and Jennifer J. Neuru, with whom I am personally acquainted, and made oath that they executed the foregoing instrument as their free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, TN, on this the 6th day of July, 1992.

Beverly J. Heatherly

NOTARY PUBLIC

BEVERLY J. HEATHERLY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

MY COMMISSION EXPIRES:
4-12-95

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $85,808.19.

Janet L. Adams

AFFIANT

Sworn to and subscribed before me, this the 6th day of July, 1992.

Beverly J. Heatherly

NOTARY PUBLIC

BEVERLY J. HEATHERLY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires:
4-12-95



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

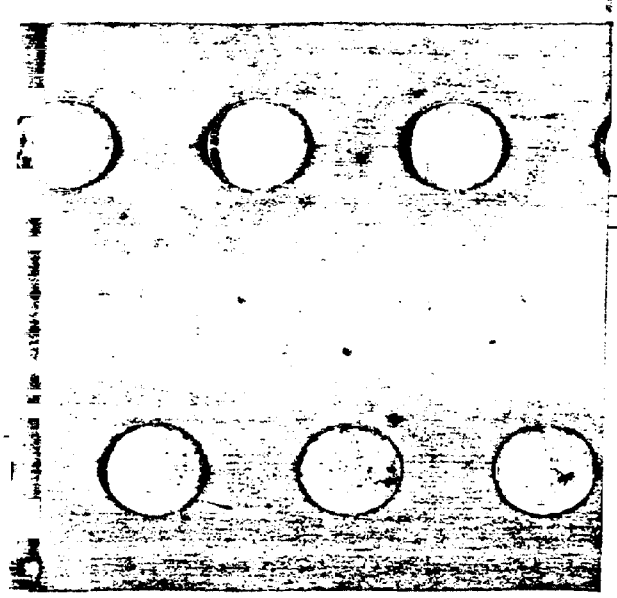
RECEIVED OF _____

FOR _____

BOOK 8675 PAGE 720

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID



CAMT	85808.19
CON TX	317.46
PRFEE	1.00
WDEED	8.00
TOTAL	326.46
CHECK	326.46

07/15/92 01 08:44 0001 5468

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

27510

IDENTIF. TREFERENCE

JUL 15 8 44 AM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 550210